

## ENVIRONMENTAL IMPACT STATEMENT - Minor Subdivision, Herman E. Hill

This subdivision is located just south of Rock Hall, running westerly from the intersection of Md. Rte. 445 and Green Lane to the Chesapeake Bay. It consists of two lots, one of three acres and the other of the remaining 120 acres of the farm. It is a subdivision in name only; the probability of separate ownership of the two parcels is remote. In effect, it is the cutting out of a lot around an existing house for mortgage purposes.

The three-acre parcel is in a wooded area at the end of a one-half mile lane which connects with Md. Rte. 445 just south of Green Lane. The lane itself runs through the center of a large grain drying and storage complex. Since there is not enough room between grain bins and buildings for a full 50' width, the right-of-way by-passes this area along the north side.

The small parcel is completely wooded except for a small inland marsh in the northwest corner. Hardwoods predominate with an unusually large population of holly trees. The waterfront is subject to the natural erosion that comes from being exposed to the full sweep of northwest winds across the bay. The small point at the northwest corner and the cove to its south combine to trap driftwood and debris all along the shoreline. This gives some manner of protection, but the eventual loss of soil is inevitable.

The whole farm is flat and low. The cropland is Mattapex soil and the woods are Fallsington loam. Both are subject to high water table and moderate permeability. The original settlers were no dummies; they tilled the land that is comparatively well-drained and productive and left the wet Fallsington areas in woods.

The normal complement of wildlife exists here. Deer tracks abound, and obviously the usual population of small mammals and birds live in the woods and along the fringes of the fields. Because of the distance between the house and shore, the waterfowl are not disturbed. Even the blue heron appears to be content and un-miffed.

The construction of the brick house on the smaller parcel had very little effect upon the environment. The drawing of lines on a piece of paper will have none.

December 9, 1986.

William R. Nuttle.

DESCRIPTION OF PART OF THE THOMAS R. FEIGLESON LANDS,  
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at an iron pipe marking the northeast corner of the herein described lands and a corner for the lands of Catherine Hill; and running, thence, by and with the division line between Parcels 1 and 2 of the Feigleson lands N 77 57 W - 900.00' more or less to the mean high waters of the Chesapeake Bay, thence, running into the bay S 68 00 W - 139.05', N 19 59 W - 64.93', N 36 44 W - 70.00', West - 235.00', and N 64 10 E - 191.00' to a point near the shoreline and the lands of Catherine Hill; thence, by and with said Hill lands S 57 16 E - 189.70', S 76 33 E - 104.10' to an iron pipe, and S 76 33 E - 900.10' to the place of beginning. Containing in all 0.782 acres, more or less.

March 18, 1993.

William R. Nuttle.

November 30, 1992.

Mr. Herman E. Hill  
Rte. 2, Box 166A  
Rock Hall, Md. 21661

Dear Mr. Hill:

I am enclosing your plat which I have marked up to show the property lines adjacent to the former Rogers property on Allens Lane.

In 1963 Mr. Metcalfe surveyed two parcels that were exchanged between your father and George Rogers. McCrone surveyed your property in 1984, represented by the enclosed plat. In 1987 I was asked by Norris Clark, realtor, to check out the markers and mark the lines along the north and east sides of the Rogers lot, which I did.

Based upon the McCrone survey, it would appear that what land that belonged to Rogers, now Fiegleson, beyond the first course westerly from the northeast corner of the property has been eroded away. Unless Mr. Fiegleson can show by survey that the McCrone plat is incorrect, it is my belief that he has no claim to the land in question.

Sincerely yours,

HILL II

DESCRIPTION OF PART OF THE CATHERINE HILL LANDS TO  
BE CONVEYED TO THOMAS R. FEIGLESON, FIFTH DISTRICT,  
KENT COUNTY, MD.

Beginning for the same at an iron pipe marking the northeast corner of the lands of Thomas R. Feigleson and the easternmost corner of the herein described lands; and running, thence, by and with said Feigleson lands N 77 57 W - 900.00' to the mean high waters of the Chesapeake Bay; thence, S 68 00 W - 139.05' to a point in the bay on the original Feigleson deed line; thence, by and with a new division line between the herein described lands and other lands of Hill N 58 31 20 E - 145.34' to a point on the mean high water line of the bay and the original division line between Hill and Feigleson prior to a recent conveyance from Feigleson to Hill; thence, by and with said line S 76 33 E - 10.00' to an iron pipe and S 76 33 E - 900.10' to the place of beginning. Containing in all 0.268 acres of land, more or less.

September 20, 1993.

William R. Nuttle.

DESCRIPTION OF PARCEL 1 OF THE CATHERINE HILL LANDS,  
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at an iron pipe at the northeast corner of the lands of Thomas R. Fiegleson and the easternmost corner of the 0.782-acre tract conveyed from Fiegleson to Hill; and running, thence, by and with the Fiegleson lands N 72 10 50 W - 900.00' to a point on the mean high waters of the Chesapeake Bay; thence, S 73 46 10 W - 139.05', N 14 12 50 W - 64.93', N 30 57 50 W - 70.00', and N 84 13 50 W - 235.00' to Parcel 2 of the Catherine Hill lands; thence, by and with Parcel 2 N 69 56 10 E - 191.00' and N 71 39 20 E - 689.89' to other lands of Catherine Hill; thence, by and with said other lands of Hill S 19 24 20 E - 212.93', S 17 49 10 W - 316.99', and S 70 46 50 E - 495.73' to the place of beginning. Containing in all 5.329 acres of land, more or less.

Together with a 50' right-of-way over other lands of Catherine Hill to Md. Rte. 445, the centerline of which is more particularly described as follows: Beginning for the same at a point on the eighth line of the above description (S 19 24 20 E - 212.93') 27.85' from the beginning of said line and running, thence, S 83 15 E - 1320.73', N 70 57 30 E - 228.91', S 85 02 40 E - 800.00', and N 79 49 30 E - 332.86' to the centerline of Md. Rte. 445.

Subject to a right-of-way across the northernmost tip of the herein described lands, said right-of-way being an extension of the above described right-of-way running to Md. Rte. 445.

June 13, 1993.

William R. Nuttle.

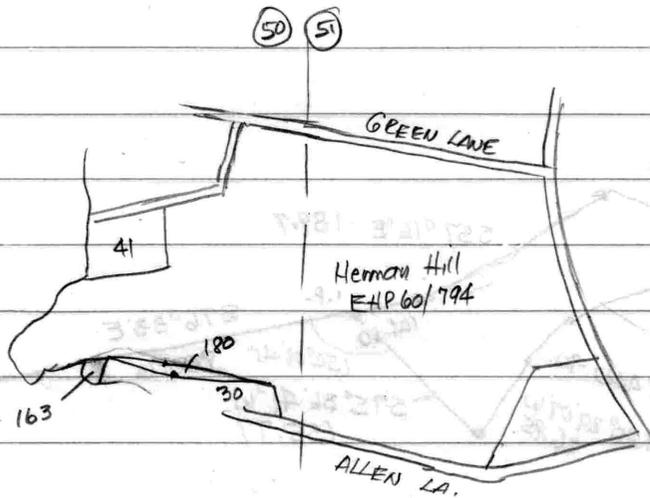
DESCRIPTION OF PARCEL 2 OF THE CATHERINE HILL LANDS,  
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the north side of a 50' right-of-way leading from the herein described lands to Md. Rte. 445, said point being the northernmost corner of Parcel 1 of the Catherine Hill lands and the easternmost corner of the herein described lands; and running, thence, by and with Parcel 1 S 71 39 20 W - 689.89' and S 69 56 10 W - 191.00'; thence, N 35 18 10 E - 174.96' to a point near the mean high waters of the Chesapeake Bay; thence, to and by and with the mean high waters of the bay the seven following courses and distances: (1) N 70 13 40 W - 123.77', (2) N 09 07 40 E - 120.14', (3) S 76 13 10 E - 35.47', (4) N 05 46 50 E - 68.41', (5) N 69 52 40 E - 48.95', (6) S 81 43 10 E - 213.43', and (7) N 36 33 20 E - 52.67' to a new division line between the herein described lands and other lands of Catherine Hill; thence, by and with said new division line S 77 45 30 E - 512.32' to the place of beginning. Containing in all 3.669 acres of land, more or less.

Together with a 50' right-of-way over Parcel 1 and over other lands of Hill to Md. Rte. 445, the centerline of which is more particularly described as follows: Beginning for the same at a point S 71 39 20 W - 58.95' from the beginning of the description of Parcel 2, and running, thence, across Parcel 1 S 83 15 E - 65.66' to other lands of Hill, thence, across other lands of Hill S 83 15 E - 1320.73', N 70 57 30 E - 228.91', S 85 02 40 E - 800.00', and N 79 49 30 E - 332.86' to the centerline of Md. Rte. 445.

June 13, 1993.

William R. Nuttle.



Hill - EHP 60/794 - old descrip  
& S&E'S

41 - Richard W. Morlock

WHG 66/46

30 - Geo. P. Rogers WHG 26/262

163 - Herman E. Hill EHP 60/794

180 - Geo. P. Rogers EHP 6/651

Morlock - WHG 66/46

Begin stump of holly near bridge leading to Bay Shore

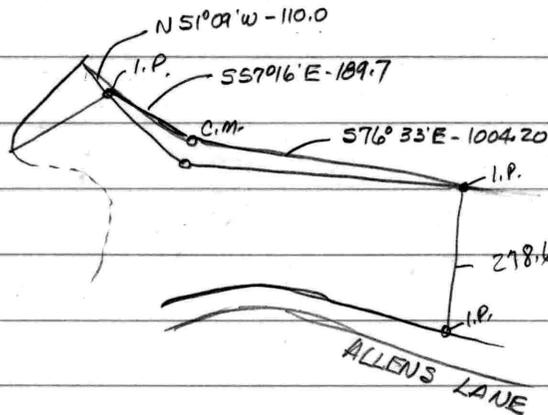
S 14° E - 18 p.

S 75 1/2° W - 42 1/2

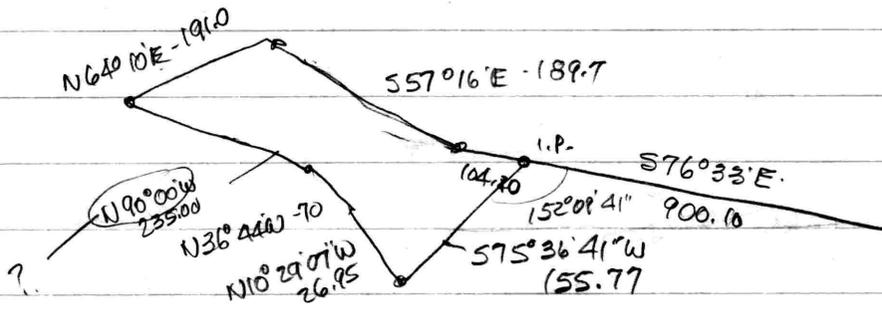
N 14° W - 18 to boundary post

thence to begin 4 3/4 acs

Rogers EHP 6/651



Metcalf 1963



76 33	
75 36 41	
<u>152 09 41</u>	359 59 60
38 38 06	<u>196 47 47</u>
190 47 47	169 12 13

Hill - MLM 10/70

Parcel 1

Begin point on W side of road

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N69°00'W - 196 to stone on shore

Begin at beginning point

N69°00'W - 128.3

SE, E ① PAS 38/176

② PAS 37/381

Parcel 3

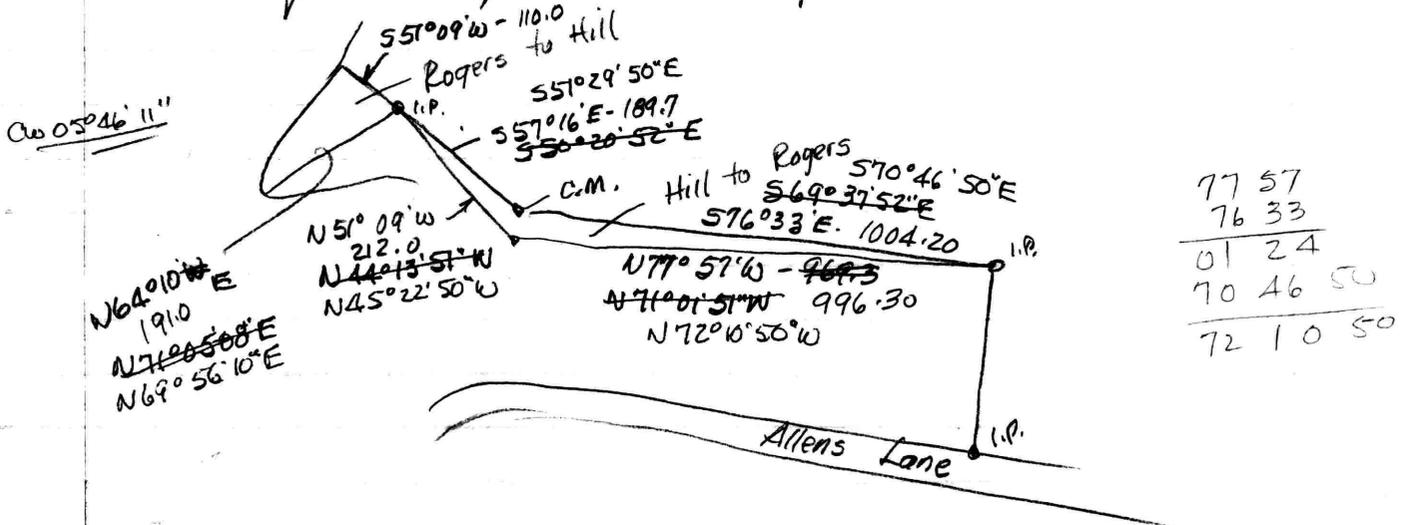
Begin W end of 7<sup>th</sup> course in Rogers deed  
at MHW Huntingfield Creek

w/ dir. line N64°10'E - 191.00 to I.P.

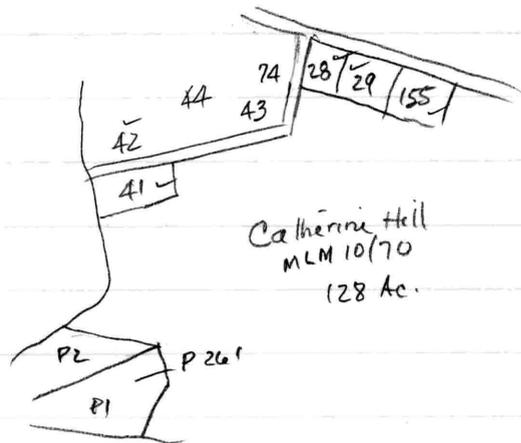
N51°09'W - 110.00 to MHW of creek

w/ S.W. dir. 190°± to begin

see plot EHP 6/652 - Metcalfe 1963

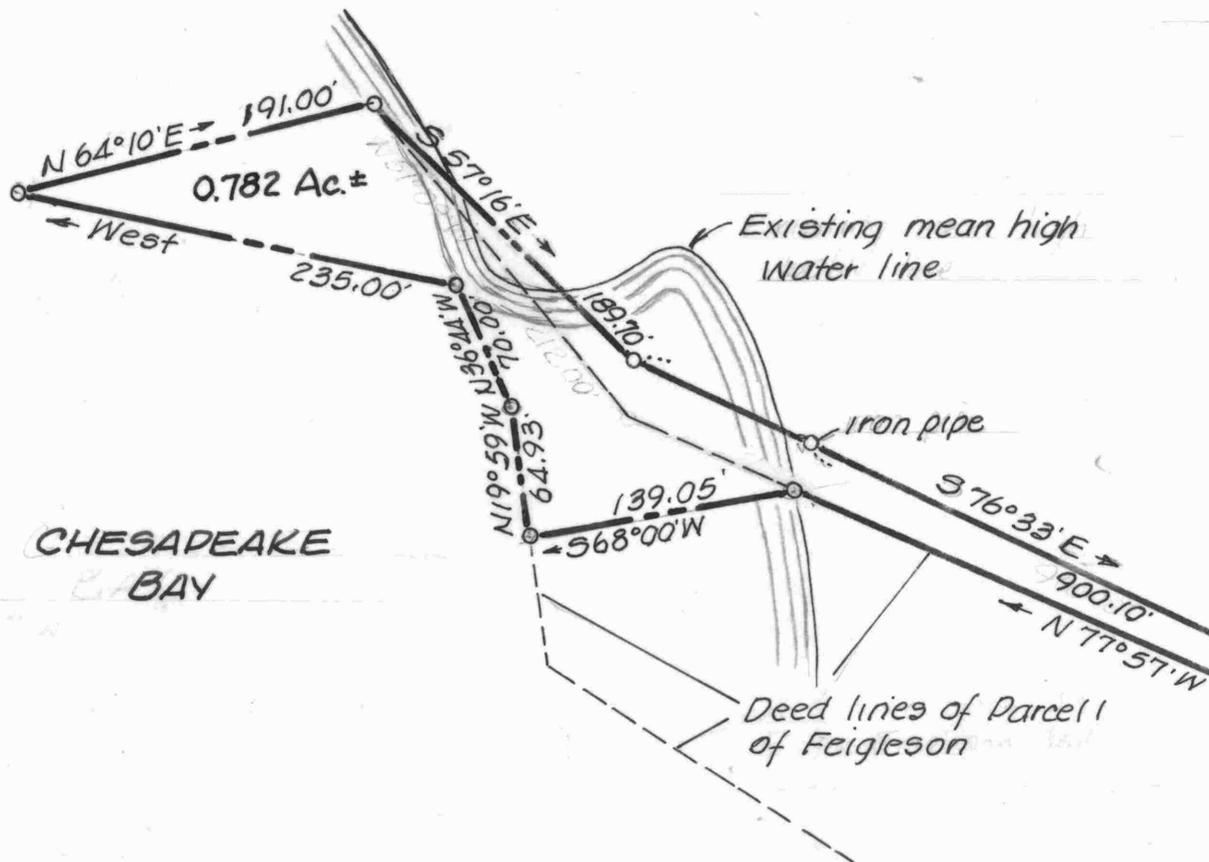


MAP 50

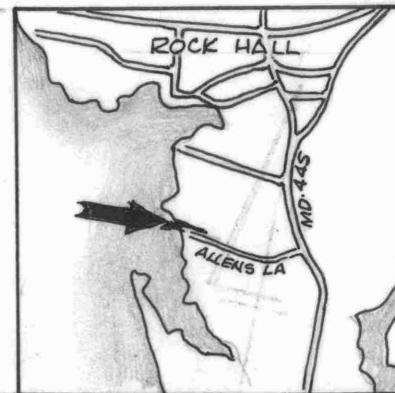


- 28- H. Thos. Williams 68/790
- 29 Robt. D. Brooks 211/263
- 41 Robt. K. Stetson 288/584
- 42 Frank L. " , Jr. 78/183
- 43 Hazd E. Downey 18/630
- 44 Herman E. Hill, Jr MLM 9/509
- 74 Jas. Frybarger 54/347
- 155 Chas. W. Popivchak 296/38

Fairlee  
240045 0170B  
Zone C



Note: Bearings & distances shown are from the Feigleson deed (MLM 12/599) and do not represent a survey by me. The pipes shown and the mean high water, however, were located by me.



CHESAPEAKE BAY

CATHERINE HILL

Parcel 2 of the Feigleson deed to be conveyed to Hill

Deed lines of Parcel 1 of Feigleson

PROPERTY LINE ADJUSTMENT BETWEEN  
 PARCELS OF THOS. R. FEIGLESON  
 5<sup>TH</sup> DISTRICT, KENT COUNTY, MD.

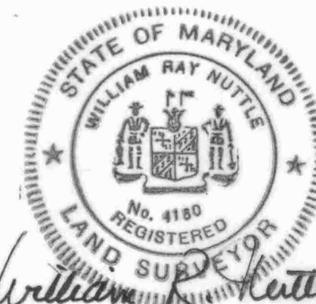
Scale 1"=100'

Mar. 1993.

William R. Nuttle, Reg. Surveyor  
 Chestertown, Md.

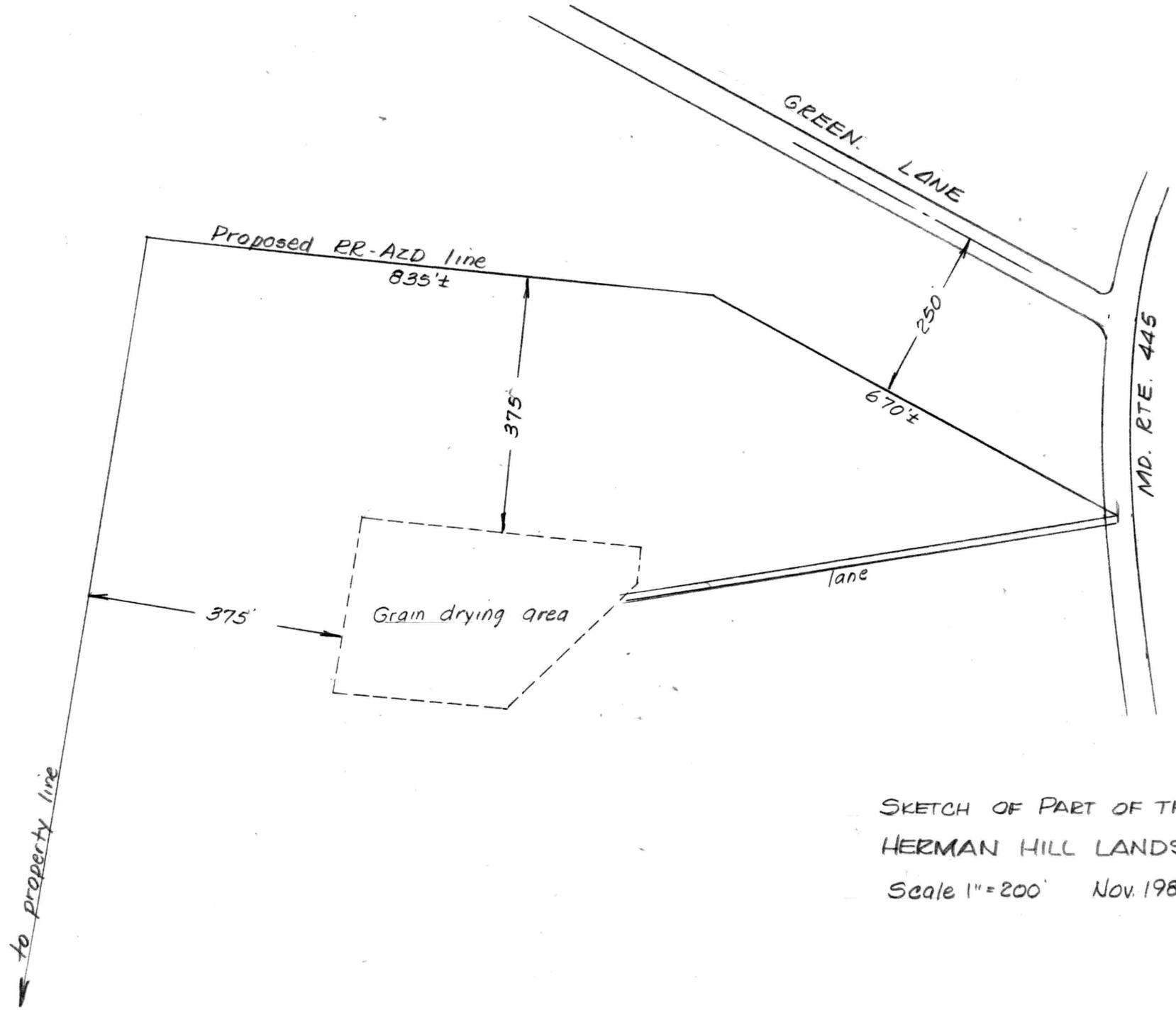
APPROVED BY:  
 Kent County Director of Planning  
 THOS. R. FEIGLESON  
 Kent County Health Officer

This signature does not include approval under COMAR 10.17.02 or 10.17.03 for the disposal of sewage on this lot.

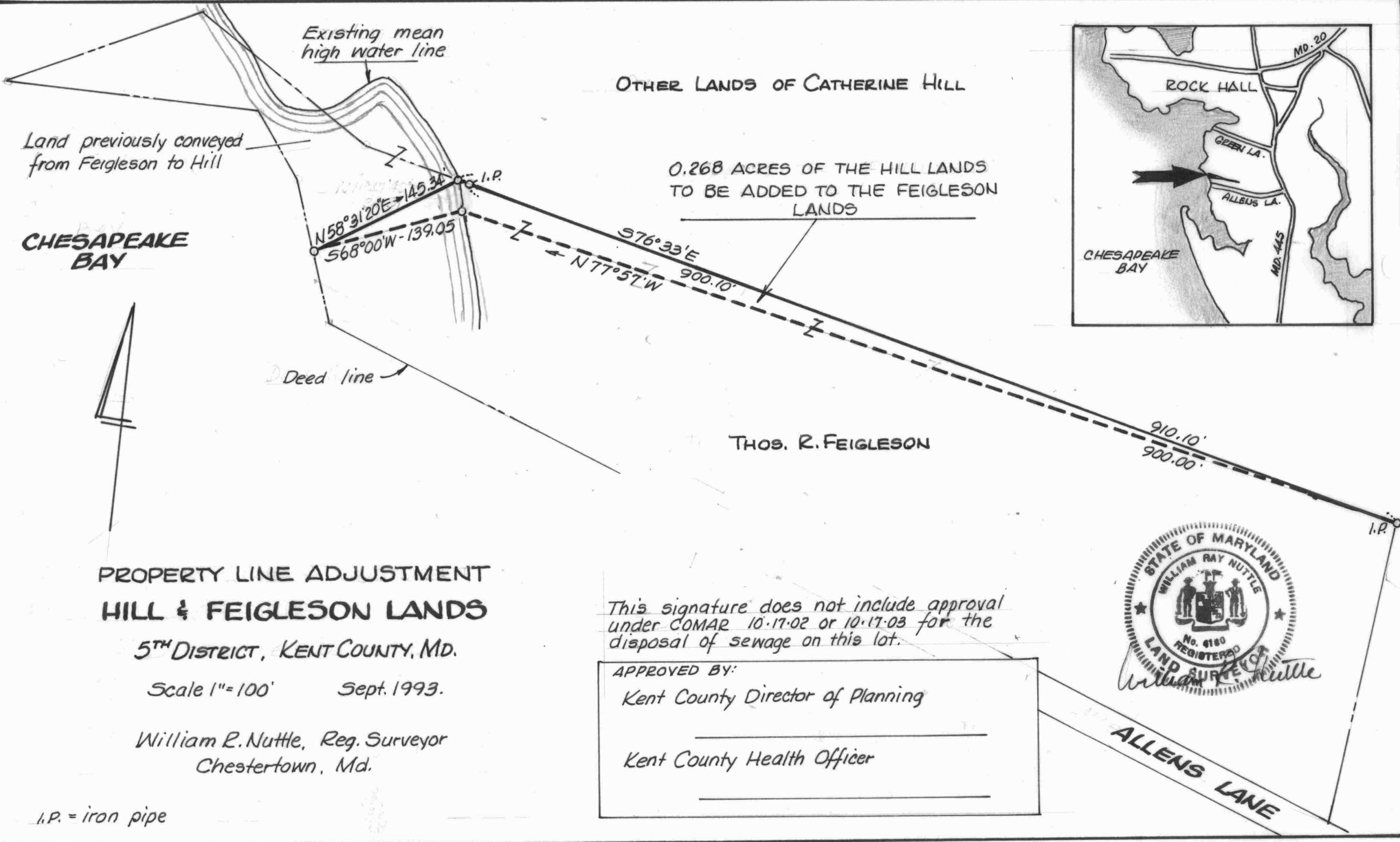


THOS. R. FEIGLESON

iron pipe



SKETCH OF PART OF THE  
HERMAN HILL LANDS  
Scale 1"=200' Nov. 1986



**PROPERTY LINE ADJUSTMENT  
HILL & FEIGLESON LANDS**

5<sup>TH</sup> DISTRICT, KENT COUNTY, MD.

Scale 1"=100' Sept. 1993.

William R. Nuttle, Reg. Surveyor  
Chestertown, Md.

i.p. = iron pipe

*This signature does not include approval under COMAR 10.17.02 or 10.17.03 for the disposal of sewage on this lot.*

APPROVED BY:

Kent County Director of Planning

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Kent County Health Officer

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